

INDEXING INSTRUCTIONS: Lot 138, Area 3, Snowden Grove P.U.D., situated in Section 3, Township 2 South, Range 7 West, DeSoto County, Mississippi,

SUBSTITUTION OF TRUSTEE

WHEREAS, on September 29, 2006, Laranda P. Coleman and Carl Coleman, executed a Deed of Trust to Lem Adams III, Trustee for the use and benefit of Mortgage Electronic Registration Systems, Inc., acting solely as nominee for WMC Mortgage Corp which Deed of Trust is on file and of record in the office of the Chancery Clerk of De Soto County, Mississippi, in Deed of Trust Record Book 2,578, Page 508 thereof; describing the following property:

Lot 138, Area 3, Snowden Grove P.U.D., situated in Section 3, Township 2 South, Range 7 West, DeSoto County, Mississippi, according to the plat thereof as recorded in Plat Book 94, Pages 47-48, of the office of the Chancery Court of DeSoto County, Mississippi.

WHEREAS, the undersigned is the present holder and beneficiary of the deed of trust; and

WHEREAS, under the terms of said Deed of Trust the beneficiary or any assignee is authorized to appoint a Trustee in the place and stead of the original Trustee or any successor Trustee in said Deed of Trust; and

NOW THEREFORE, the undersigned does hereby appoint and substitute **PRIORITY TRUSTEE SERVICES OF MS, L.L.C.**, as Trustee in said Deed of Trust, the said **PRIORITY TRUSTEE SERVICES OF MS, L.L.C.**, to have all the rights, powers and privileges of the Trustee named in said Deed of Trust.

pm

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IN WITNESS WHEREOF, the undersigned has caused these presents to be signed on this
the 7 day of May, 2009.

U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR J.P. MORGAN MORTGAGE
ACQUISITION TRUST 2006-WMC4, ASSET BACKED
PASS-THROUGH CERTIFICATES, SERIES 2006-WMC4

By: [Signature]
Chase Home Finance LLC
Its ATTORNEY IN FACT
Whitney K. Cook
Vice President

STATE OF Ohio
COUNTY OF Franklin

POWER OF ATTORNEY
ATTACHED AS EXHIBIT A

I Jennifer Jacoby, a Notary Public in and for said State and County
hereby certify that Whitney K. Cook who is Vice President
respectively of Chase Home Finance LLC, Attorney in Fact for U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE FOR J.P. MORGAN MORTGAGE ACQUISITION
TRUST 2006-WMC4, ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES
2006-WMC4, a corporation signed the foregoing conveyance with full authority, executed the
same voluntarily for and as the act of said corporation, acting in its capacity as attorney in fact on
this day.

Given under my hand this 7 day of May, 2009

[Signature]
NOTARY PUBLIC

My Commission Expires:



JENNIFER M. JACOBY
Notary Public, State of Ohio
My Commission Expires 05-28-2012

Prepared by and Return To:
0716037MS
PRIORITY TRUSTEE SERVICES OF MS, L.L.C.
1587 Northeast Expressway

Atlanta, GA 30329
770-234-9181

RECORDING REQUESTED BY:

Chase Home Finance LLC
REO Dept-694/D13
10790 Rancho Bernardo Rd
San Diego, CA 92127

Exhibit A

SPACE ABOVE THIS LINE FOR RECORDER'S USE

LIMITED POWER OF ATTORNEY

U.S. Bank National Association, as Trustee ("U.S. Bank"), a national banking association organized and existing under the laws of the United States of America, 209 South LaSalle Street, 3rd Fl, Chicago IL 60604, as trustee, hereby constitutes and appoints Chase Home Finance LLC ("Chase"), and in its name, aforesaid Attorney-In-Fact, by and through any of officer appointed by the Board of Directors of Chase, to execute and acknowledge in writing or by facsimile stamp all documents customarily and reasonably necessary and appropriate for the tasks described in the items (1) through (4) below; provided however, that the documents described below may only be executed and delivered by such Attorneys-In-Fact if such documents are required or permitted under the terms of the Pooling and Servicing Agreement dated as of December 1, 2006, among J.P. Morgan Acceptance Corporation I, as Depositor, J. P. Morgan Mortgage Acquisition Corp., as Seller, Chase Home Finance LLC as Servicer, The Bank of New York, as Securities Administrator, U.S. Bank National Association, as Trustee and Pentalpha Surveillance LLC, as Trust Oversight Manager to J.P. Morgan Mortgage Acquisition Trust 2006-WMC4, Asset Backed Pass-Through Certificates, Series 2006-WMC4 and no power is granted hereunder to take any action that would be adverse to the interests of the Trustee of the Holder. This Power of Attorney is being issued in connection with Chase's responsibilities to service certain mortgage loans (the "Loans") held by U.S. Bank in its capacity as Trustee. These Loans are comprised of Mortgages, Deeds of Trust, Deeds to Secure Debt and other forms of Security instruments (collectively the "Security Instruments") and the Notes secured thereby.

1. Demand, sue for, recover, collect and receive each and every sum of money, debt, account and interest (which now is, or hereafter shall become due and payable) belonging to or claimed by U.S. Bank National Association, and to use or take any lawful means for recovery by legal process or otherwise.
2. Transact business of any kind regarding the Loans, and obtain an interest therein and/or building thereon, as U.S. Bank National Association's act and deed, to contact for, purchase, receive and

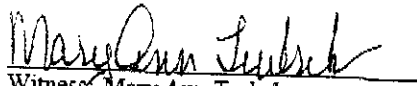
take possession and evidence of title in and to the property and/or to secure payment of a promissory note or performance of any obligation or agreement.

3. Execute bonds, notes, mortgages, deeds of trust and other contracts, agreements and instruments regarding the Borrowers and/or the Property, including but not limited to the execution of releases, satisfactions, assignments, and other instruments pertaining to mortgages or deeds of trust, and execution of deeds and associated instruments, if any, conveying the Property, in the interest of U.S. Bank National Association.
4. Endorse on behalf of the undersigned all checks, drafts and/or other negotiable instruments made payable to the undersigned.

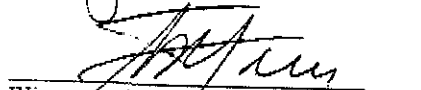
Witness my hand and seal this 11th day of December 2008.


(SEAL) NO CORPORATE SEAL

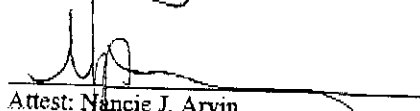
U.S. Bank National Association, as Trustee for
J.P. Morgan Mortgage Acquisition Trust 2006-
WMC4, Asset Backed Pass-Through Certificates,
Series 2006-WMC4


Witness: Mary Ann Turbak

By 
Melissa A. Rosal, Vice President


Witness: Julia Linan

By 
Patricia M. Child, Vice President


Attest: Nancie J. Arvin

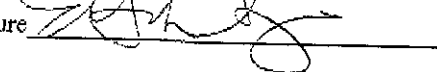
FOR CORPORATE ACKNOWLEDGMENT

State of Illinois

County of Cook

On this 11th day of December 2008, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Melissa A. Rosal and Patricia M. Child, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument both as Vice Presidents of the corporation that executed the within instruments, and known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledge to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors.

WITNESS my hand and official seal.

Signature 

(NOTARY SEAL)

My commission expires: 11/6/2010

